

2008-014509

Klamath County, Oregon



00055213200800145090020020

THIS SPACE

10/24/2008 11:42:50 AM

Fee: \$26.00



After recording return to:
Gary L. Pannell and Shannon J. Pannell
5713 Judy Court
Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:
Gary L. Pannell and Shannon J. Pannell
5713 Judy Court
Klamath Falls, OR 97603

File No.: 7021-1296352 (DMC)
Date: October 13, 2008

STATUTORY WARRANTY DEED

The Douglas K. Whitsett Profit Share Plan, Grantor, conveys and warrants to Gary L. Pannell and Shannon J. Pannell as tenants by the entirety, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

LEGAL DESCRIPTION: Real property in the County of Klamath, State of Oregon, described as follows:

LOT 13, BLOCK 4, OF TRACT 1299, SECOND ADDITION TO FERNDAL, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Subject to:

1. Fiscal year real property taxes, a lien not yet payable.
2. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.

The true consideration for this conveyance is **\$190,000.00**. (Here comply with requirements of ORS 93.030)

F 26

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195-336 AND SECTIONS 5 TO 11, OF CHAPTER 424, OREGON LAWS 2007.

Dated this 23 day of October, 2008.

The Douglas K. Whitsett Profit Share Plan

Douglas K. Whitsett
Douglas K. Whitsett, Trustee

STATE OF Oregon)
)ss.
County of Klamath)

This instrument was acknowledged before me on this 23 day of October, 2008
by **Douglas K. Whitsett Profit Share Plan.**



[Signature]
Notary Public for Oregon
My commission expires: 11/7/09